

Unique Full Floor Opportunity



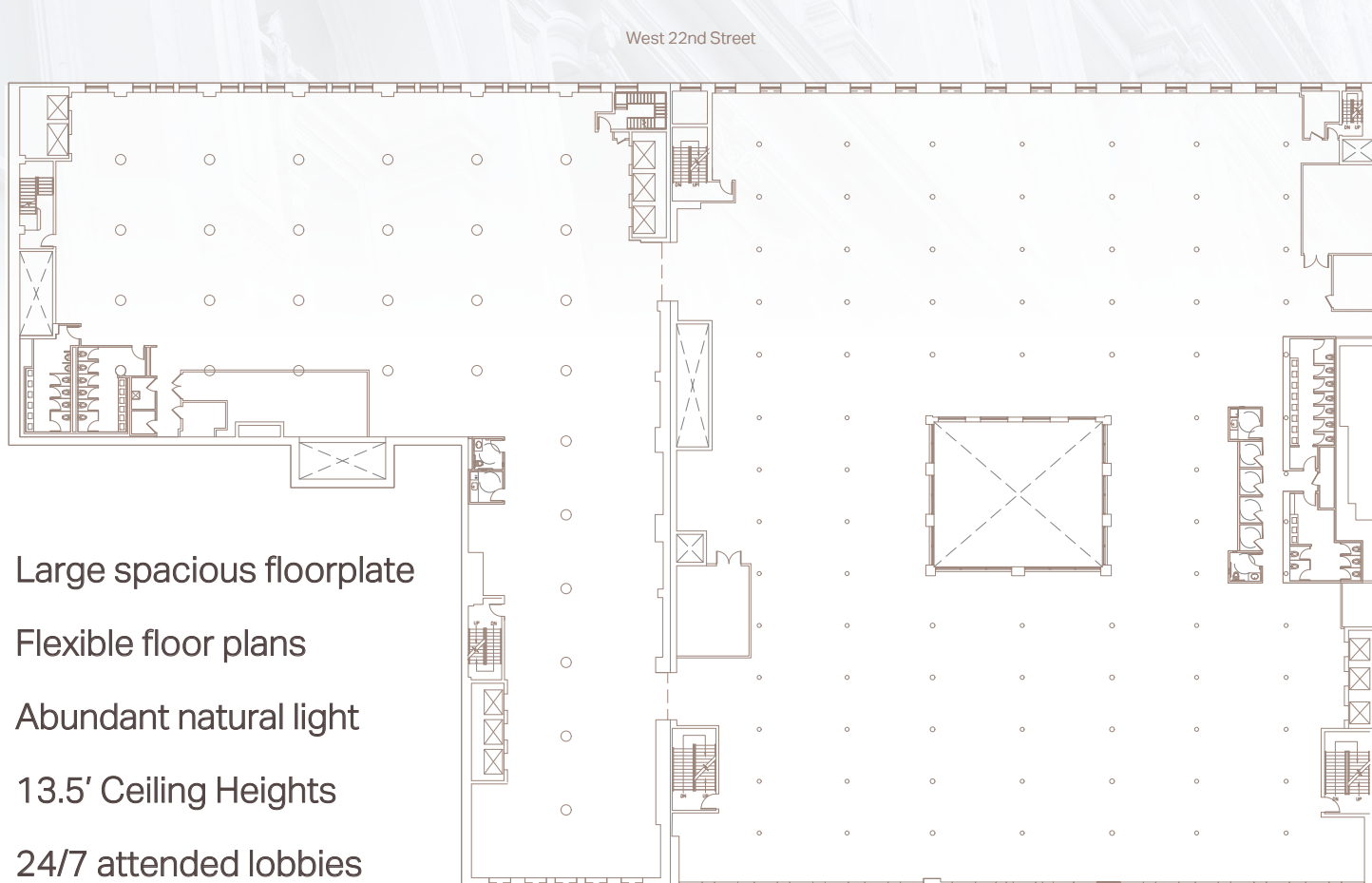
28/40
W 23RD

the FOURTH FLOOR

66,000 RSF

Turnkey Option Available

Available 4/1/2024



Large spacious floorplate

Flexible floor plans

Abundant natural light

13.5' Ceiling Heights

24/7 attended lobbies

the ROOF DECK

Proposed roof deck will provide a truly exceptional experience for tenants and their guests.



Renovated Atrium

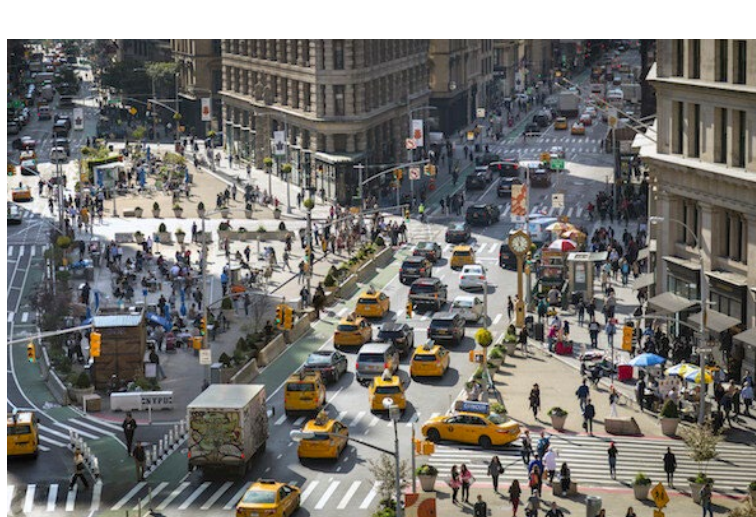


flatiron MEETS *chelsea*



A Dynamic
and Thriving
Workplace

28/40 West 23rd Street
enjoys the vitality
of its esteemed
Flatiron-Chelsea location,
one of the most desirable
and exciting live, work, play
neighborhoods in all of
New York City.



Noteworthy Neighbors



leasing INQUIRIES

Michael Cohen
Tri-State President
michael.cohen@colliers.com
212 716 3555



Andrew Roos
Vice Chairman
andrew.roos@colliers.com
212 716 3510

Mac Roos
Vice President
mac.roos@colliers.com
212 716 3827



Jessica Verdi
Vice President
jessica.verdi@colliers.com
212 716 3692